

8-038 2007 PITSEA HWY AUTHORITY NO OBJECTIONS NC



Your Ref:
Our Ref: AC/BAS/00393/07
Date: 15 May 2007

Neil Costen
Manager of Planning Services
Basildon District Council
St Martins Square
Basildon SS14 1DL

Essex County Council

Tony Ciaburro
Service Director Highways and Transportation

Nick McCullagh
Area Manager South
No 1 Endeavour Drive
Festival Leisure Park
BASILDON
Essex SS14 3WF



Recommendation

Application No: BAS/00393/07
Applicant: Dale Farm Housing Association
Site Location: Land north of Terminus Drive Pitsea
Proposals: Change in the use of the land to a residential gypsy caravan site consisting of 5 pitches each containing 1 static caravan and 1 touring caravan and associated infrastructure

Essex County Council as Highway Authority does wish to raise an objection to the proposal as submitted for the following reasons:

The proposed development would lead to an increase in unnecessary traffic movements to and from the site in direct conflict with the aims and objectives of Policy T1 (Sustainable Transport) and Policy T3 (accessibility).

The location, lack of adequate footways and limited access to public transport would mean that virtually all journeys generated by the proposal would be by private vehicles. The proposal is not considered to be sustainable due to the reliance on the use of private vehicles which is contrary to the aims and objectives of Policy T1 (Sustainable Transport) and Policy T3 (accessibility).

Terminus Road is a private road of substandard construction which is shared with public footpath No. 136. There are no footways along this road, therefore all pedestrian movements are within the carriageway. Footpath 136 to the east is used by commuters as a link from the north of the A13. To the south it is part of a promoted walk through the nature reserve.

REVIEWED
16 MAY 2007
SERVICES
PLANNING

.....
pp Area Highway Manager South

Date: 15 May 2007

Please reply to Anne Clayton
Telephone: 01268 297500
Internet: www.essexcc.gov.uk
Email: Anne.Clayton@essexcc.gov.uk



Graham
Bannister/BASILDON
06/06/2007 10:16

To Neil Costen/BASILDON@Basildon, Simon
Humby/BASILDON@Basildon
cc
bcc
Subject FYI: Terminus Drive - application for Travellers site

Hi Neil

I can confirm that I have carried out an assessment of the proposed development at Terminus Drive.

Noise

A detailed Road Traffic Noise Assessment was carried out when the flats were developed on the Southern side of the Flyover and the building facades positioned according to the outcome of this. As the proposed travellers development is shown at a greater distance from the road than the flats I am satisfied that the noise climate will in fact be of a higher standard than that for those in the flats.

Air Quality

The air quality along the Pitsea Flyover has been modelled in order to fulfil the LA's duties under the Environment Act. Pollution levels are such that the proposed site will not be within in the exceedance corridor along this road. If it were we would have taken action regarding the flats on the south side of the road.

Graham Bannister
Principal Environmental Health Officer
tel 01268 294272
e:mail graham.bannister@basildon.gov.uk